

GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Kakatiya Urban Development Authority – Permission Accorded for Construction of Apartments in Sy.No.184 of Waddepally Village, Hanamkonda Warangal to an extent of 5,801.00 Sq.Yards through M/s Sagar Construction Hyderabad under development basis – Certain modifications to G.O.Rt.No.166 M.A. & U.D (H2) Deptt, Dated.12.2.2007-Orders – Issued.

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H2) DEPARTMENT

G.O.Rt.No. 1237
Dated.22.09.2011.

Read the

following:-

1. G.O.Rt.No.166 M.A.& U.D (H2) Department dated.12.02.2007.
2. From the VC. KUDA Lr.Roc.No.D/410/2005 Dated.28.06.2010.
3. Government letter No.12952/H2/2010 M.A.Dated.31.07.2010.
4. Letter received from the Special Secretary to C.M's office Lr.No. 9476/CMP/2010 Dated.19.8.2010 along with the representation Dated.03.08.2010 of Sri.Baswaraju Saraiah, MLA Warangal along with the representation of Managing Director, Sagar Constructions dated.1.8.2010.
5. Government letter No.16495/H2/2010 M.A.Dated.28.10.2010.
6. From the V.C KUDA Lr.Roc.No.D/410/2005/2468,Dated.01.11.2010.

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O R D E R :-

In the G.O. 1st read above, permission was accorded to the Vice Chairman, Kakatiya Urban Development Authority to take up the construction of Apartment Complex in Sy.No.184 of Waddepally Village, Hanamkonda Warangal in an extent of 5,301.00 Sq.Yards through M/s Sagar Constructions, Hyderabad under the "Development Basis" and also permitted the Vice Chairman, Kakatiya Urban Development Authority to sale the flats in open auction, subject to the following conditions:-

- (I) The bidder shall follow the conditionalities laid down by KUDA and meet the performance criteria;
- (II) Sale of flats after development shall be by auction or any other means where price discovery of flats is possible.
- (III) The share of KUDA shall be not less than 26.25% of total sale value of the flats and
- (IV) No land shall be retained by the developer without development.

2. In the letter 2nd read above, the Vice Chairman, Kakatiya Urban Development Authority has submitted a proposal for modifications to the conditions (ii) and (iii) mentioned in G.O.Rt.No.166 M.A.& U.D Dated.12.2.2007 so as to enable their Authority to complete the project smoothly. Government have examined the proposal of Vice Chairman, Kakatiya Urban Development Authority and opined that the conditions mentioned in G.O.Rt.No.166 M.A.Dated.12.2.2007 are reasonable and Vice Chairman, Kakatiya Urban Development Authority has been requested to implement the conditions mentioned in the said G.O vide 3rd read above.

3. In the reference 4th read above, the Managing Director of M/s Sagar Constructions again represented for modification of conditions (ii) and (iii) mentioned in the G.O.Rt.No.166 MA..Dated.12.2.2007 since in the agreement entered with Kakatiya Urban Development Authority, the above conditions are not incorporated and agreement was concluded as per the conditions of RFP (Request for proposal).

4. In the reference 5th read above, while informing the Vice Chairman, Kakatiya Urban Development Authority that, clause 4.3 of the Request for Proposal (RfP) for selection of developer for development of residential apartment in land Sy.No.184 of Waddepally(V) provides that the successful bidder would give share to Kakatiya Urban Development Authority as per its financial proposal / commercial offer and requested to furnish information whether the bidder has offered to give 26.25 % of total built up area or sale value of the flats to Kakatiya Urban Development Authority.

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5. In the letter 6th read above, the Vice Chairman, Kakatiya Urban Development Authority has stated that the bidder has offered to give 26.25% of total built up area of apartment while submitting RFP documents to Kakatiya Urban Development Authority and therefore requested the Government to issue orders in the matter.

6. Government after re-examining the matter, hereby modify the conditions (ii) and (iii) prescribed in G.O.Rt.No.166 M.A.& U.D (H2) Dated.12.2.2007 to the effect that the share of Kakatiya Urban Development Authority shall not be less than 26.25% of the total built up area and the share of the Kakatiya Urban Development Authority flats should be sold in public auction or any other means where price discovers of flats is possible as proposed by the Vice Chairman, Kakatiya Urban Development Authority Warangal, subject to condition that the flats located towards road side and in lower floors in the project be taken as KUDA's 26.25% share of built up area.

7. The Vice Chairman, Kakatiya Urban Development Authority shall take further necessary action accordingly.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

B.SAM BOB.

PRINCIPAL SECRETARY TO
GOVERNMENT(UD).

To
The Vice-Chairman,
Kakatiya Urban Development Authority,
Warangal.

Copy to:-
The Finance Department.
The Special Secretary to C.M.
The O.S.D. to M(MA).
The P.S to Principal Secretary to Government (UD).

//FORWARDED BY ORDER//

SECTION OFFICER.